

ACTION AGENDA

DESIGN REVIEW COMMITTEE Chula Vista, California

**September 19, 2005
4:30 p.m.**

**Council Chambers
Public Services Building
276 Fourth Avenue, Chula Vista**

ROLL CALL: Alberdi, Bringas, Calvo, Magallon, Mestler

APPROVAL OF MINUTES: August 29, 2005

MSC (Mestler/Alberdi) (3-0-2-0) Approve the minutes of August 29, 2005. Motion carried with Members Magallon and Calvo abstaining.

PUBLIC HEARING:

1. DRC-05-37 76 Gas Station
898 Broadway
Chula Vista, CA
Design review for a new 35-ft. pole sign to replace 32-ft. high existing pole sign.

Project Manager: Lynnette Lopez, Associate Planner

Action:(Alberdi/Magallon)(5-0) Recommend that item be continued to October 17, 2005

2. DRC-05-38 76 Gas Station
3995 Bonita Road
Chula Vista, CA
Design review for a new 35-ft. pole sign to replace 32-ft. high existing pole sign.

Project Manager: Lynnette Lopez, Associate Planner

Action:(Alberdi/Magallon)(5-0) Recommend that item be continued to October 17, 2005

3. DRC-05-55 Otay Ranch VII JC, LLC (Kane Development)
The project site is located at the northwestern portion of Village 7, Neighborhood R-2D located on the southeast corner of Birch and La Media Roads.
The applicant requests approval of a Design Review application for 85 detached single-family dwelling units on alley lots, on 9.3 acres within the Otay Ranch Village of Vista Verde (Village 7), Neighborhood R-2D.

Project Manager: Scott D. Donaghe, Senior Planner

Action:(Alberdi/Magallon)(5-0) Recommend that item be continued to October 3, 2005

4. DRC-05-02

L Street Venture, LLC
707 L Street
Chula Vista, Ca 91910

Design review of a request to allow the construction of Phase III of the existing self-storage facility, consisting of a new 9,414 sq. ft. one story freestanding building.

Project Manager: Jeff Steichen, Associate Planner

Action: (Mestler/Alberdi) (5-0) Approved with modifications to Condition I.B. requiring the applicant to revise the west elevation so that the cornice above the two bays at the north and south corners will be raised 16-inches to mimic other buildings on site.

5. DRC-06-04

Sudberry Properties, Inc.
Eastlake Village Walk Commercial Center
The project is located at the southeast corner of Eastlake Parkway and future SR-125.
Construction of a 160,000 sq. ft. e commercial center.

Project Manager: Stan Donn, Associate Planner

Action: (Alberdi/Mestler) (5-0) to approve as presented with the following modifications to NOD:

- **Cond. # 4 shall state: A single tower structure designed in a distinct Tuscan-Italianate landmark feature for the project may be approved upon review by the Design Review Committee.**
- **Cond. # 5 by prefacing original statement with: Building plans shall specify a variety of colors and materials as depicted on materials board presented to the DRC on September 19, 2005.**
- **Cond. #7 shall be amended to include at the end of the paragraph: An additional colored concrete accent will be added to the center intersection of the parking area.**
- **Page 5 of the NOD change Roman numeral II to D and renumber Conditions 23 – 37 to 1 – 15.**
- **Page 7 add Condition II.D. that states: Construct project in accordance with plans and exhibits considered by the Design Review Committee on September 19, 2005. Motion carried.**

PRELIMINARY REVIEW:

6. PSP-06-03

Sudberry Properties, Inc.

Eastlake Village Walk

Project is located at southeast corner of Eastlake Parkway and future SR-125 within the Eastlake Activity Center.

Review of proposed Planned Sign Program.

Project Manager: Stan Donn Associate Planner

Action: None taken. The Committee preferred a Tuscan architecturally enhanced freeway tower sign and would approve of increasing the height comparable to the tower signs along the SR-125 freeway corridor. Also, the DRC would not be opposed to having 5 tenants on the project entry tower on Eastlake Parkway.

ADJOURNMENT:

At 6:20 p.m. to a regular meeting on Monday, October 3, 2005 at 4:30 p.m. in Council Chambers.